

**UNITED STATES BANKRUPTCY COURT  
DISTRICT OF NORTH DAKOTA**

In Re: Bankruptcy No. 25-30002  
Chapter 11

Generations on 1st, LLC,

Debtor, Jointly Administered.

\_\_\_\_\_/ Bankruptcy No. 25-30003  
In Re: Chapter 11

Parkside Place, LLC,

Debtor, Jointly Administered.

\_\_\_\_\_/ Bankruptcy No. 25-30004  
In re: Chapter 11

The Ruins, LLC,

Debtor, Separately Administered.

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**ORDER DENYING MOTION TO  
APPROVE STIPULATION**

Debtors Generations on 1st, LLC, Parkside Place, LLC, and The Ruins and Creditor Red River State Bank filed a Stipulation RE Scope of the Automatic Stay. Doc. 92. Twenty days later, Debtors filed a motion seeking approval of this stipulation. Doc. 110. The Stipulation RE Scope of the Automatic Stay is not linked to a disputed issue, contested matter or adversary proceeding.

In the Stipulation, Debtors represent, and Red River State Bank agrees, that nondebtor affiliate Craig Holdings, LLC, seeks to redeem a house located at 22587 Knollwood Lane, Pelican Rapids, Minnesota. Debtors represent, and Red River State Bank agrees, that this house is not property of the estate. Doc. 92. In its motion seeking approval of the stipulation, Debtors again represent: “Debtors do not own

the CHL House, have never owned the CHL House, and do not plan to acquire the CHL House. CHL is not a debtor in bankruptcy and never has been a debtor in bankruptcy.” Doc. 110 at 2.

Based on these representations, Court approval of the Stipulation RE Scope of the Automatic Stay is not necessary or appropriate because the house located in Pelican Rapids, Minnesota, is not property of the estate, the automatic stay does not extend to the nondebtor entity that pledged property that is not property of the estate, and the nondebtor does not need court approval to redeem the property under the circumstances outlined in the Stipulation RE Scope of the Automatic Stay. Accordingly,

IT IS ORDERED that the Motion to Approve Stipulation [Doc. 110] is denied. The Motion for Expedited Hearing, seeking to be heard on its Motion to Approve Stipulation filed May 26, 2025, [Doc. 111] is also denied.

Dated: May 27, 2025.

A handwritten signature in black ink, reading "Shon Hastings". The signature is fluid and cursive, with the first name "Shon" and last name "Hastings" clearly legible.

Shon Hastings, Judge  
United States Bankruptcy Court